

CITY OF JERSEY CITY



JERRAMIAH T. HEALY, MAYOR

**HOUSING, ECONOMIC DEVELOPMENT
AND COMMERCE DEPARTMENT**

**DIVISION OF CITY PLANNING
30 MONTGOMERY STREET SUITE 1400
JERSEY CITY, NJ 07302-3821
PHONE: 201.547.5010
FAX: 201.547.4323**

October 27, 2010

Mayda Arrue
THE JERSEY JOURNAL
30 Journal Square
Jersey City, NJ 07306

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing, Economic Development and Commerce, Board of Adjustment. Please have this ad run in the Saturday, October 30, 2010 edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City
Department of Housing & Economic Development and Commerce
30 Montgomery Street, 14th Floor, Suite #1400
Jersey City, NJ 07302
Attn: Denise Jefferson

This notice should be billed to the Jersey City Department of Housing & Economic Development and Commerce, Account Number 7947. If you have any questions, please contact me at 201-547-5010.

Thank You for your attention in this matter.

Sincerely,

Claire Davis, Supervising Planner
Secretary to the Jersey City Zoning Board of Adjustment

c: Mayor's Office
Carl Czaplicki, Director, HED&C
File
Enclosures

**JERSEY CITY BOARD OF ADJUSTMENT
PUBLIC NOTICE/LEGAL AD**

Please take notice that the Board of Adjustment took the following actions at the October 21, 2010 regular meeting:

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Correspondence
5. Request for Adjournment
6. Old Business:

7. Case: Z09-026
Applicant: Dimple Kumar
Address: 31 Nelson Avenue
Attorney: Pro Se
Block: 915 Lot: 7.C
Zone: R-1 One and Two Family Housing District
For: Conversion of the basement in an existing 2-family house on an oversized lot to create a third dwelling unit.
“d” variances: Use
Adjourned with conditions.
8. Case: Z09-024
Applicant: MM 192 Harrison Avenue Family Limited Partnership
Address: 192 Harrison Avenue
Attorney: Stephen S. Rose, Esq
Block: 1810 Lot: 44 (FKA 28. A and 29.B)
Zone: R-3 Multi-Family Mid-Rise District
For: To create an accessory surface parking lot with 10 spaces to be used by the existing adjoining medical office, and to permit the existing 3-story building to eliminate the third floor residential unit and expand its medical offices from the first and second floor only to include the third floor (expansion already completed).
“c” variance: Maximum lot coverage, Minimum parking aisle width
“d” variance: Expansion of a non-conforming use
Decision: Approved with conditions.
9. Case: Z10-011
Applicant: Narine Rabindradat
Address: 18 Marcy Avenue
Attorney: Richard N. Campisano, Esq
Block: 1750 Lot: 90
Zone: R-1 One and Two Family Housing District
For: To expand and convert an existing one story garage into a two story house of worship
“c” variance: Expansion of a non-conforming structure, Minimum lot area, Minimum lot width, Minimum rear yard, Minimum side yard, Minimum # of parking spaces
Adjourned due to defective notice, re-notice required.

10. **MEMORIALIZATION OF RESOLUTIONS**

- (1) Resolution of the Jersey City Zoning Board of Adjustment Approving a Use Variance # Z10-018 submitted by Vecdi Bilgin (112 Morris Street).
- (2) Resolution of the Jersey City Zoning Board of Adjustment Approving a Use Variance # Z10-022 submitted by Midici Associates, LLC. (218 Central Avenue).
- (3) Resolution of the Jersey City Zoning Board of Adjustment Approving Preliminary and Final Major Site Plan with “c” and “d” Variances # Z10-029 submitted by 90 Virginia Avenue, LLC (90 Virginia Avenue).
- (4) Resolution of the Jersey City Zoning Board of Adjustment Approving “c” and “d” Variances submitted by V & A Cabales, LLC (3234 Kennedy Blvd)

JOSEPH KEALY, BOARD OF ADJUSTMENT CHAIRPERSON